

Board of Appeals
January 7, 2016
Logan County Safety Complex, Lincoln IL
10-A-15

Present: Doug Thompson; Bret Farmer; Judi Graff, Derek Martin; Scott Noltensmeier; Cheryl Baker.

Absent: Rick Sheley

Chairman Thompson called the meeting to order at 7:30 pm.

A motion was made by Derek Martin, seconded by Bret Farmer, to approve the minutes from the previous meeting with the correction of adding Bret Farmer's vote. Motion passed.

Unfinished Business: None.

New Business:

- a. 10-A-15 - Logan County - Ordinance Amendment – Amend Section 10.0 (Conditional Uses) and Section 15.2 (Definitions) to amend Section 10.3 (Conditional Use Procedure) by removing the Planning Commission from the Standards for Decisions and Recommendations section, amend the findings of facts criteria, add a new time limits and revocation section, and amend the definition of Conditional Use.

Chairman Thompson swore in those persons giving testimony.

Discussion:

Will D'Andrea, Zoning Officer, explained the amendments and language changes. Zoning board asked Mr. D'Andrea questions on the new language.

Keven Bateman, Gene Rholf, and David Blackenship of the County Board further explained intent of the language change. Bret Farmer asks about possible problems with multiple land parcels with different owners and how the sunset will be detrimental to continuing development of projects. Doug and Laurie Muck voiced their concerns about the new language. Will D'Andrea did not think the zoning officer should decide on extensions. The zoning board continued discussion. Ms. Baker was against the sunset clause. The board recommended:

1. include the word "substantial" in the 1st and 3rd approval criteria;
2. 10.41 strike "Zoning Board shall consider" sentence and suggest the County Board consider a waiver provision to allow a longer sunset period for projects with extraordinary circumstances and would require a $\frac{3}{4}$ vote of the County Board;
3. 10.43 strike item B

A motion was made by Scott Noltensmeier, seconded by Derek Martin, to approve the amendment changes with the Zoning Board's additional recommendations. By a roll call vote the motion carried, as follows:

Yes: Doug Thompson, Judi Graff, Bret Farmer, Scott Noltensmeier, Derek Martin
No: Cheryl Baker

Other Business: None.

Zoning Officer's Report: None.

Adjournment: A motion was made by Derek Martin, seconded by Scott Noltensmeier, to adjourn the meeting. Motion passed. Meeting ended at 9:20 pm.

Respectfully submitted,



Judi Graff, Secretary